

ZONING ORDINANCE 15-____

Re: Amending Certain Zoning District Boundaries From SR-8 to LI, Pursuant To The Application Of Klump Ranches, LLC

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AMENDING CERTAIN ZONING DISTRICT BOUNDARIES FROM SR-8 TO LI, PURSUANT TO THE APPLICATION OF Klump Ranches, LLC

WHEREAS, A.R.S. § 11-814 allows property owners or their authorized agent to request amendments to the Zoning District boundaries through the Board of Supervisors in a public hearing; and

WHEREAS, the Cochise County Board of Supervisors recognizes that zoning amendments can affect land use patterns and therefore warrant careful consideration of local and regional impacts at a public hearing; and

WHEREAS, the Planning and Zoning Commission held a duly noticed public hearing on the amendments to the Zoning District boundaries proposed by Applicant Klump Ranches, LLC; and

WHEREAS, the Planning and Zoning Commission conditionally approved the request for a change in the Zoning District boundaries with one objection from the public; and

WHEREAS, the requested zoning district represents an Industrial and Commercial Zoning District along a Business Loop as supported by the Cochise County Comprehensive Plan; and

WHEREAS, the requested zoning will not alter the existing pattern of development in the neighborhood and is harmonious with the surrounding zoning districts; and

WHEREAS, the Cochise County Board of Supervisors promotes effective, early and continuous public participation by citizens; and

WHEREAS, the Board of Supervisors conditionally approved the request for a change in the Zoning District boundaries,

NOW, THEREFORE, BE IT RESOLVED that the Cochise County Zoning District Boundaries shall be amended as follows:

The zoning classification for Tax Parcel 203-12-15 as shown on the map attached to this Resolution as Exhibit A, is changed from SR-8 to LI. The property is located along South Haskell west of Willcox, AZ. The property is further described as being in Section 12 of Township 14 South, Range 24 East of the G&SRB&M in Cochise County, Arizona. The Board of Supervisors approves Docket Z-15-04 subject to the following condition of approval:

1. The Applicant shall provide the County with a signed Acceptance of Conditions and a Waiver of Claims form arising from ARS Section 12-1134 signed by the property owner of the subject property within thirty (30) days of Board of Supervisors approval of the rezoning; and

2. It is the Applicants' responsibility to obtain any additional permits, or meet any additional conditions, that may be applicable to the proposed use pursuant to other federal, state, or local laws or regulations.

PASSED AND ADOPTED by the Board of Supervisors of Cochise County, Arizona, this 28th day of July, 2015.

Patrick Call, Chairman
Board of Supervisors

ATTEST:

APPROVED AS TO FORM:

Arlethe G. Rios,
Clerk of the Board

Britt Hanson,
Chief Civil Deputy County Attorney